

9/02/09 3:17:12 55  
DK W BK 616 PG 130  
DESOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

Prepared by and Return to:  
Mary Lee Walker Brown  
Bar No. 4662  
Walker, Brown, Brown, & Graves, P.A.  
P. O. Box 276  
Hernando, MS 38632  
(662) 429-5277

**WARRANTY DEED**

Grantor:  
LANDMARK COMMUNITY BANK  
1015 WEST POPLAR  
COLLIERVILLE, TN 38017  
WORK: 901-457-3102  
HOME: N/A

Grantee:  
ROBERT E. SMITH  
4440 KRISTIN LANE  
LAKE CORMORANT, MS 38641  
HOME: 662-781-0096  
WORK: N/A

Indexing Instructions: In the Northeast Quarter of Section 14, Township 2 South, Range 9 West, DeSoto County, Mississippi.

For and in Consideration of the Sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable consideration, receipt of which is hereby acknowledged, LANDMARK COMMUNITY BANK, a State Banking Institution, Grantor, does hereby sell, convey and warrant unto ROBERT E. SMITH, Grantee, the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows:

10.0 acres being part of the northeast quarter of Section 14, Township 2 South, Range 9 West, DeSoto County, Mississippi, and described as follows:

Commencing at the commonly accepted northeast corner of Section 14, Township 2 South, Range 9 West, said point being located in Austin road and marked by a PK nail. Thence South 84 degrees 34 minutes 51 seconds West 1,166.81 feet along the north line of said section and Austin Road to a point in said roadway. Said point being the northwest corner of the Clayton Tract as recorded in Deed Book 123, page 189. Thence South 05 degrees 20 minutes 21 seconds East 40.0 feet to a 1/2 rebar on the south right of way of Austin Road. Said point being at the northeast corner of said 10.0 acres and the point of beginning. Thence continuing South 05 degrees 20 minutes 21 seconds East 1,729.19 feet along the west line of the Clayton Tract and the west line of the Odom Subdivision as recorded in Plat Book 59, Page 9 to 1/4 rebar at the southwest corner of said subdivision and on the north line of the Mangum tract as recorded in Deed Book 171, page 221. Thence South 85 degrees 29 minutes 09 seconds West 102.05 feet along the north line of the Mangum tract to a 3/4 pipe at the northwest corner of the Mangum tract and the northeast corner of the McGowen tract as recorded in Deed Book 223, page 555. Thence South 85 degrees 36 minutes 40 seconds west 149.81 feet along the north line of the McGowen tract to a 3/8 rebar. Thence North 05 degrees 20 minutes 26 seconds West 1729.93 feet to a 3/8 rebar on the south right of way of Austin Road. Thence North 85 degrees 43 minutes 43 seconds east 253.91 feet to the point of beginning. Parcel being the west 3.077 acres

of lot 2 and the east 6.923 acres of Lot 1 of the Arron Clayton Estate Survey by Sam W. McCleskey dated March 1946.

Property also known as 7233 Austin, Lake Cormorant, MS 38641.

Being the same property conveyed to Grantor in Deed Book 614, page 758, in the office of the Chancery Clerk of DeSoto County, Mississippi.

By acceptance of this Deed, the parties agree that this conveyance is made subject to subdivision, health department, zoning and other regulations in effect; and rights of way and easements for public roads, flowage, and utilities. The warranty in this deed is subject to any prior conveyance or reservation of minerals of every kind and character, however no such reservation is made by Grantor herein with this conveyance. Taxes for 2009 are prorated and shall be paid by the Grantee when due in January, 2010. Possession is to be given upon delivery of this Deed.

EXECUTED this the 31<sup>st</sup> day of August, 2009.

LANDMARK COMMUNITY BANK

BY: Coleen Summer

(NAME)

(TITLE)

Coleen Summer Vice President

STATE OF TENNESSEE  
COUNTY OF SHELBY

Personally appeared before me, the undersigned authority in and for the said County and State, within my jurisdiction, the within named \_\_\_\_\_ who acknowledged being \_\_\_\_\_ of LANDMARK COMMUNITY BANK, a State Banking Institution, and for and on behalf of the said state banking institution and as its act and deed signing, sealing and delivering the above and foregoing Warranty Deed for the purposes mentioned on the day and year therein mentioned, after first having been duly authorized by said corporation so to do.

GIVEN under my hand and official seal this the 31<sup>st</sup> day of August, 2009.

Althea D. Coleman  
Notary Public

MY COMMISSION EXPIRES APRIL 18, 2012  
My Commission Expires

